

STATE MS.-DESOTO CO. ga
FILED

JUN 29 8 55 AM '92

S. J. BASKIN, ET UX,

RECORDED 7-6-92
DEED BOOK 296
PAGE 112
W.E. DAVIS CH. CLK.

GRANTORS

TO

WARRANTY DEED

JESS R. PATTESON, ET AL,

GRANTEES

For and in consideration of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, We, S. J. BASKIN AND WIFE, MARTHA ANN BASKIN, do hereby sell, convey and warrant unto JESS R. PATTESON AND JAN COOPER WOOD, as joint tenants with full rights of survivorship and not as tenants in common, the land lying and being situated in Hernando, DeSoto County, Mississippi, more particularly described as follows, to-wit:

A certain lot fronting on Belmont Street or Road, (Magnolia Drive) being 85 feet wide North and South, and extending back West 300 feet deep and further described as beginning at a stake in the Southeast Corner of Hernando Town Lot No. 423, which beginning point is the Northeast Corner of Mrs. Nora Flinn's Town Lot No. 424, thence West along the North line of said Mrs. Flinn's lot 300 feet to a stake therein, thence North parallel to said Belmont Street or Road (Magnolia Drive) 85 feet to a stake, thence East parallel to the North line of the said Mrs. Flinn's lot 300 feet to a stake on the West boundary line of the said Belmont Street or Road (Magnolia Drive), thence South 85 feet along the West line of Belmont Street or Road (Magnolia Drive) to the Point of Beginning, the same being located in the Town of Hernando, Mississippi on Section Thirteen (13), Township Three (3), Range Eight (8) West, and further being described as the same lot or parcel of land conveyed by Mrs. Mildred B. Banks to Jodie Hays and wife, Brooksie M Hays, by Warranty Deed of date September 19, 1947 and of record in Book 5, Page 257 of the Deed Records of DeSoto County, Mississippi. And, further, being the same property conveyed by Brooksie M. Hays and husband, Jodie Hays, to Waford L. Bethune and wife, Sarah J. Bethune,

by deed recorded in Book 40, Page 458, of the Land Records of DeSoto County, Mississippi.

The warranty in this deed is subject to subdivision and zoning regulations in effect in Hernando, DeSoto County, Mississippi, and to rights of way and easements for public roads and public utilities.

Possession is to be given upon delivery of the deed.

Taxes for the year 1992 are to be prorated as of this date by the parties.

WITNESS our signatures this the 26th day of June, 1992.

S. J. Baskin

S. J. BASKIN

Martha Ann Baskin

MARTHA ANN BASKIN

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the above named S. J. BASKIN AND WIFE, MARTHA ANN BASKIN, who acknowledged that they signed and delivered the above and foregoing Warranty Deed on the day and date therein mentioned as their free and voluntary act and deed and for the purposes therein expressed.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this the 26th day of June, 1992.

[Signature]
NOTARY PUBLIC

My Commission Expires:

5/1/91

Address of Grantors: 1515 Hwy. 51 N., Covington, TN 38019
Residence phone: (901)-476-2647
Business phone: (901)-476-2647

Address of Grantees: 513 Jan Dr., #12, Southaven, MS
Residence phone: 661-342-7827
Business phone: 901-266-5000